

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Knox County

State: TN

PJ's Total HOME Allocation Received: \$6,541,227

PJ's Size Grouping*: C

PJ Since (FY): 1994

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	C	Overall
Program Progress:			PJs in State:	8			
% of Funds Committed	93.41 %	91.37 %	2	91.92 %	59	63	
% of Funds Disbursed	73.47 %	83.06 %	8	82.65 %	16	12	
Leveraging Ratio for Rental Activities	0.2	1.72	5	4.67	5	4	
% of Completed Rental Disbursements to All Rental Commitments***	22.45 %	88.09 %	8	81.09 %	2	2	
% of Completed CHDO Disbursements to All CHDO Reservations***	27.07 %	76.36 %	8	68.72 %	7	6	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	100.00 %	64.51 %	1	79.93 %	100	100	
% of 0-30% AMI Renters to All Renters***	93.33 %	44.07 %	1	44.94 %	95	97	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	70.28 %	1	94.87 %	100	100	
Overall Ranking:			In State:	8 / 8	Nationally:	17 13	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$23,331	\$13,814		\$25,717	15 Units	12.40 %	
Homebuyer Unit	\$17,266	\$12,401		\$14,669	35 Units	28.90 %	
Homeowner-Rehab Unit	\$25,210	\$24,400		\$20,391	71 Units	58.70 %	
TBRA Unit	\$0	\$10,768		\$3,201	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Knox County TN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$25,860	\$59,145	\$30,016
State:*	\$41,657	\$69,689	\$32,093
National:**	\$91,120	\$73,223	\$23,149

CHDO Operating Expenses:
(% of allocation)

PJ: 1.5 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.75

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	86.7	91.4	98.6	0.0	Single/Non-Elderly:	26.7	45.7	15.5	0.0
Black/African American:	6.7	8.6	0.0	0.0	Elderly:	6.7	0.0	46.5	0.0
Asian:	0.0	0.0	0.0	0.0	Related/Single Parent:	66.7	20.0	11.3	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	0.0	28.6	23.9	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	0.0	5.7	2.8	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	6.7	0.0	1.4	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	40.0	37.1	45.1	0.0	Section 8:	20.0	0.0 [#]		
2 Persons:	46.7	28.6	28.2	0.0	HOME TBRA:	0.0			
3 Persons:	6.7	14.3	15.5	0.0	Other:	33.3			
4 Persons:	0.0	8.6	2.8	0.0	No Assistance:	46.7			
5 Persons:	6.7	8.6	4.2	0.0					
6 Persons:	0.0	2.9	2.8	0.0					
7 Persons:	0.0	0.0	0.0	0.0					
8 or more Persons:	0.0	0.0	1.4	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Knox County

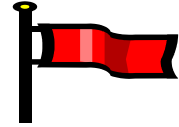
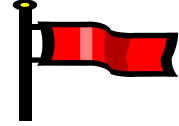
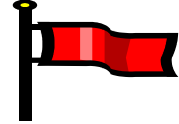
State: TN

Group Rank: 17
(Percentile)

State Rank: 8 / 8 PJs

Overall Rank: 13
(Percentile)

Summary: 3 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	22.45	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	27.07	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	100	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	4.1	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

